

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

1. Date, Time, and Place of Sale.

Date: 05/01/2018

Time: Between 11am-2pm and beginning not earlier than 11am-2pm or not later than three hours thereafter.

Place: The area designated by the Commissioners Court of Navarro County, pursuant to §51.002 of the Texas Property Code as amended: if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

2. Terms of Sale. Highest bidder for cash.

3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated 01/31/2005 and recorded in the real property records of Navarro County, TX and is recorded under Clerk's File/Instrument Number, Volume 1738, Page 388, with Stanley Wrenn and Cynthia Wrenn (grantor(s)) and Mortgage Electronic Registration Systems, Inc., acting solely as a nominee for Fidelity Home Mortgage Corp. mortgagee to which reference is herein made for all purposes.

4. Obligations Secured. Deed of Trust or Contract Lien executed by Stanley Wrenn and Cynthia Wrenn, securing the payment of the indebtedness in the original amount of \$105,169.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. Bank of America, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. Property to be Sold. ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND BEING LOT NO. 9 OF VICTOR COOPER ESTATES SITUATED IN THE WM. VAN METER SURVEY A-816 IN NAVARRO COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF FILED IN VOLUME 7, PAGE 178, PLAT RECORDS OF NAVARRO COUNTY, TEXAS.

2018-36
FILED FOR RECORD
AT 1:20 O'CLOCK P.M.
MAR 29 2018

SHERRY DOWD, County Clerk
NAVARRO COUNTY, TEXAS
BY: [Signature] DEPUTY



6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.002, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. Bank of America, N.A., as Mortgage Servicer, is representing the current Mortgagee whose address is:

Bank of America, N.A.
9000 Southside Boulevard, Building 400
Jacksonville, FL 32256

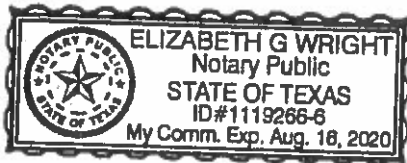
SUBSTITUTE TRUSTEE

~~Coury Jacobs, Esq., Jennifer A. Hooper, Esq.,
Robert LaMont, Sheryl LaMont, Harriett Fletcher,
David Sims, Allan Johnston, Sharon St. Pierre,
Ronnie Hubbard
1320 Greenway Drive, Suite 300
Irving, TX 75038 OR Aurora Campos, Jonathan
Harrison, Marcos Pineda, Ramiro Cuevas, Patrick
Zwiers, Kristopher Hofub, Frederick Britton, Sharon
St. Pierre, Robert LaMont, Sheryl LaMont, Harriett
Fletcher, David Sims whose address is 1 Mauchly,
Irvine, CA 92618~~

STATE OF Smith Texas
COUNTY OF Smith

Before me, the undersigned authority, on this day personally appeared Allan Johnston, as Substitute Trustee, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and who acknowledged to me that he/she executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 29th day of March, 2018.



Elizabeth G Wright
NOTARY PUBLIC in and for
Smith COUNTY
My commission expires: 08-18-2020
Print Name of Notary: Elizabeth G Wright

CERTIFICATE OF POSTING

My name is Allan Johnston, and my address is 1320 Greenway Drive, Suite 300, Irving, TX 75038. I declare under penalty of perjury that on 03/29/18 I filed at the office of the Navarro County Clerk and caused to be posted at the Navarro County courthouse this notice of sale.

Allan Johnston
Declarants Name: Allan Johnston
Date: 03/29/18